

104.0

0003

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Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

735,700 / 735,700

USE VALUE:

735,700 / 735,700

ASSESSED:

735,700 / 735,700



PROPERTY LOCATION

No	Alt No	Direction/Street/City
48		LONGMEADOW RD, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: DOHERTY BERNADETTE J / TRUSTEE

Owner 2: DOHERTY REVOCABLE TRUST

Owner 3:

Street 1: 48 LONGMEADOW RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: DOHERTY BERNADETTE J / TRUSTEE -

Owner 2: DOHERTY REVOCABLE TRUST -

Street 1: 48 LONGMEADOW RD

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains 7,330 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1952, having primarily Vinyl Exterior and 1795 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 7 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		7330		Sq. Ft.	Site		0	70.	0.87	4									447,931						447,900	

IN PROCESS APPRAISAL SUMMARY

Legal Description										User Acct
										66939
GIS Ref										
GIS Ref										
Insp Date										09/13/18

Total Card / Total Parcel
735,700 / 735,700
735,700 / 735,700
735,700 / 735,700

Patriot Properties Inc.

!8270!

PRINT

Date	Time
12/10/20	22:51:00

LAST REV

Date	Time
11/15/19	11:31:46

ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	287,800	0	7,330.	447,900	735,700	735,700	Year End Roll	12/18/2019
2019	101	FV	228,300	0	7,330.	447,900	676,200	676,200	Year End Roll	1/3/2019
2018	101	FV	228,300	0	7,330.	383,900	612,200	612,200	Year End Roll	12/20/2017
2017	101	FV	228,300	0	7,330.	358,300	586,600	586,600	Year End Roll	1/3/2017
2016	101	FV	228,300	0	7,330.	307,200	535,500	535,500	Year End	1/4/2016
2015	101	FV	222,900	0	7,330.	275,200	498,100	498,100	Year End Roll	12/11/2014
2014	101	FV	222,900	0	7,330.	254,700	477,600	477,600	Year End Roll	12/16/2013
2013	101	FV	222,900	0	7,330.	242,800	465,700	465,700		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
DOHERTY BERNADE	1551-11	1	10/25/2019	Convenience		1	No	No	
DOHERTY DANIEL	1511-100		7/14/2017	Convenience		1	No	No	Daniel F Doherty - DOD: 03/04/2019 BK: 1511
	998-169		6/1/1985		165,000	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
12/11/2006	1067	Siding	14,500			G8	GR FY08		9/13/2018	MEAS&NOTICE	CC	Chris C
4/9/1992	121		2,500					REMODEL KITCHEN	2/18/2009	Meas/Inspect	372	PATRIOT
									3/15/2007	External Ins	BR	B Rossignol
									1/21/2000	Inspected	263	PATRIOT
									11/10/1999	Mailer Sent		
									10/26/1999	Measured	264	PATRIOT
									9/13/1991		JK	

ACTIVITY INFORMATION

Sign:	VERIFICATION OF VISIT NOT DATA	/	/	/
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